

**BOARD OF ZONING APPEALS AGENDA  
OCTOBER 28, 2003**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, October 28, 2003, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

**MATTERS PRESENTED BY BOARD MEMBERS**

- 9:00 A.M. AMERICAN LEGION POST 162, INC., VC 2003-MV-099 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit fence greater than 7.0 ft. in height to remain in front yard. Located at 8210 Legion Dr. on approx. 4.94 ac. of land zoned R-1. Mt. Vernon District. Tax Map 107-3 ((1)) 10 and 11A. (In association with SE 2003-MV-021).
- 9:00 A.M. PHILIP A. AND CHARLOTTE D. SECHLER, VC 2003-DR-117 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 25.0 ft. with eave 24.0 ft. from front lot line. Located at 1833 MacArthur Dr. on approx. 23,234 sq. ft. of land zoned R-2. Dranesville District. Tax Map 41-1 ((28)) 3.
- 9:00 A.M. JOHN R. MOTZ, VC 2003-HM-126 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of accessory structure 5.0 ft. with eave 4.0 ft. from side lot line. Located at 1685 Drewlaine Dr. on approx. 36,414 sq. ft. of land zoned R-1. Hunter Mill District. Tax Map 28-4 ((35)) 5.
- 9:00 A.M. RALPH E. AND THERESA M. MARSTON, VC 2003-MV-120 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of covered deck 7.6 ft. and stairs 9.6 ft. from side lot line and addition 6.0 ft. from floodplain. Located at 2100 Farrington Ave. on approx. 4,752 sq. ft. of land zoned R-8. Mt. Vernon District. Tax Map 83-1 ((14)) (A) 77B.
- 9:00 A.M. DAN AND WENDY LEMIEUX, VC 2003-PR-122 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 10.0 ft. from side lot line such that side yards total 30.8 ft. Located at 11218 Cranbrook La. on approx. 20,005 sq. ft. of land zoned R-1 (Cluster). Providence District. Tax Map 46-2 ((20)) 52A.
- 9:00 A.M. STEPHEN D. MACLEOD, VC 2003-MV-118 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of accessory structure 5.0 ft. with eave 3.9 ft. from rear lot line. Located at 8820 Fort Hunt Rd. on approx. 11,745 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 111-2 ((7)) 6.

- 9:00 A.M. BRUCE AND MARY KATE SPAINHOUR, SP 2003-MV-033 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit dwelling to remain 11.0 ft. with eave 10.7 ft. from side lot line, deck to remain 10.1 ft. from side lot line and shed to remain 2.9 ft. with eave 2.0 ft. from rear lot line and 2.8 ft. with eave 1.8 ft. from side lot line. Located at 1603 Concord Pl. on approx. 8,645 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 102-2 ((2)) (7) 2. (Concurrent with VC 2003-MV-119).
- 9:00 A.M. BRUCE AND MARY KATE SPAINHOUR, VC 2003-MV-119 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of additions 27.6 ft. with eave 26.9 ft. from front lot line and 11.0 ft. with eave 10.7 ft. from side lot line. Located at 1603 Concord Pl. on approx. 8,645 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 102-2 ((2)) (7) 2. (Concurrent with SP 2003-MV-033).
- 9:00 A.M. RONNIE GOLLEHON, VC 2003-MA-070 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit subdivision of one lot into 2 lots with proposed Lot 27B having a lot width of 22.26 ft. Located at 6917 Cherry La. on approx. 1.24 ac. of land zoned R-2 and HC. Mason District. Tax Map 71-2 ((7)) 27. (moved from 7/22/03 and 9/30/03 at appl. req.)
- 9:30 A.M. MOE NOWROUZI, BELLE VIEW TEXACO, A 2003-MV-037 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellant has erected two freestanding lifts in association with the service station located in the C-6 District without special exception approval in violation of Zoning Ordinance provisions. Located at 1800 Belle View Blvd. on approx. 16,479 sq. ft. of land zoned C-6. Mt. Vernon District. Tax Map 93-2 ((1)) 4.
- Admin.  
Moved to  
12/9/03 at  
Appl. req.
- 9:30 A.M. YOUNG K. LEE AND YOUNG A. LEE, A 2003-PR-042 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellants' property consists of a single lot. Located at 10414 Miller Rd. on approx. 2.12 ac. of land zoned R-1. Providence District. Tax Map 47-2 ((2)) 1.

**JOHN DIGIULIAN, CHAIRMAN**